

Wheeler, Jeffrey

From: Land, Richard <rland@seas.harvard.edu>
Sent: Wednesday, July 09, 2014 12:13 AM
To: Wheeler, Jeffrey
Subject: impossible Starbucks

To: Belmont Zoning Board of Appeals
From: Dick Land

As a more than fifty year resident and voter in Belmont living at 10 Trapelo Road, I protest the cavalier handing of a proposed facility seating 30 patrons next door to where I live.

That the application for a "temporary" variance is a joke, as proposed changes to the site will not be "temporary". The safety of occupants is compromised by only the front exit being open, the rear exit into an alley only 3'8" wide, and fenced at side and near end cannot serve many people.

(I have a history as consultant in Fire Safety Science internationally and laboratory director at Harvard.) Clearly air-conditioning will be required. As police records should indicate I complained to owners of Brighams numerous times about the roof unit – at the end of the block.

I have talked with the owner of Moozey's. and he has been considerate. To have a massive air handling unit outside my bedroom window is unacceptable. I know that Mr. Lee, friendly neighbor for over most of his lifetime, agrees. As an octogenarian, quality of life is vital, and such an enterprise as Starbucks suddenly appearing next door is beyond being unconscionable.

That I, nor my landlord were not advised borders on criminal. My recent correspondence on this:

> On Jul 5, 2014, at 3:17 PM, "dick land" <yze20pri@verizon.net> wrote:

>
> Hi Lou,
>
> I assume you have been informed about the proposal that Starbucks move
> in next door?
> Zoning Board of Appeals > Case No.: 14-11 - 6-8 Trapelo Road -
> Starbucks
> Case No.: 14-11 - 6-8 Trapelo Road - Starbucks
>
> I only found out about this, this past week when getting my hair cut.
> I believe there is some law about notice, and I have had none.
>
> They propose to do business before 6am five days a week, somewhat
> later on weekends!
> If A/C is added to the roof, it will be just outside my bedroom window.
> I cannot imagine the rear doors working into the alley, without
> changes that will intrude into your property.
> The parking proposal is a joke.
>
> You can understand my concerns I hope. Dick Land.

Louis Ferraro <lferrarodmd@yahoo.com>

Sat 7/5/2014 5:12 PM

I have received no notice about this, but will look into it. Thanks for bringing it to my attention.

Dr. Louis A. Ferraro
Sent from my iPhone

Dr. Ferraro is owner of three abutting properties, and his name an address appears several times in the original contact notice. What happened here?

The ZBA should deny any variance for a large occupancy tenant at 6-8 Trapelo Road, the property cannot reasonably sustain the load.